



Project Narrative

This document will be uploaded to a Case Fact Sheet on the City's web site.

Date: 8/03/04

Project No.: 397 - PA - 04

Coordinator: AL WARA

Case No.: _____ - _____ - _____

Project Name: SCOTT SHERMAN RESIDENCE

Project Location: 8001 N. 73RD PLACE, SCOTTSDALE, AZ 85258

Property Details:

☒ Single-Family Residential ☐ Multi-Family Residential ☐ Commercial ☐ Industrial

Current Zoning: R1-10 FFD, SINGLE-FAMILY
RESIDENTIAL DISTRICT, PLANNED
RESIDENTIAL DISTRICT

Proposed Zoning: SAME

Number of Buildings: 1 RESIDENCE

Parcel Size: 43,852 SQ. FT.

Gross Floor Area/Total Units: 4,032 SQ. FT.

Floor Area Ratio/Density: 4032

Parking Required: Ø

Parking Provided: 3 CAR GARAGE + DRIVEWAYS

Setbacks: N - 7 FT. S - 15 FT. E - 25 FT. W - 30 FT.

Description of Request:

I am the owner (along with my wife) of a residential property at 8001 North 73rd Place, Scottsdale, Arizona 85258 (the "Property"), located at the north east corner of North 73rd Place and East Northern Avenue.

We wish to construct a guest house along the south side of our 1+ acre property. The plan would include a driveway entrance along East Northern Avenue into a garage located at the south east corner of the Property. After commencing the planning, however, we encountered a 55' Public Roadway Right-Of-Way, an 8' Public Utility Easement, and 1' Vehicular Non-Access easement that prevent the construction to proceed with the planned architectural design.

What we are requesting is a 20' abandonment of the 55' Public Roadway Right-Of-Way along the north side of East Northern Avenue (the south side of the Property), leaving a 35' Public Roadway Right-Of-Way. In addition we are also requesting that the 8' Public Utility Easement and the 1' Vehicular Non-Access easement along the south side of the property be abandoned.

In coordination with the abandonments, we would then dedicate the following easements:

- 1) the continuation of the 8' Public Utility Easement along the west side of the Property;
- 2) a relocated 1' Vehicular Non-Access easement along the south side of the property, less a 50' section where a new driveway (for the planned guesthouse) will be constructed; and
- 3) the continuation of the 10' Equestrian Easement along the east side of the Property.

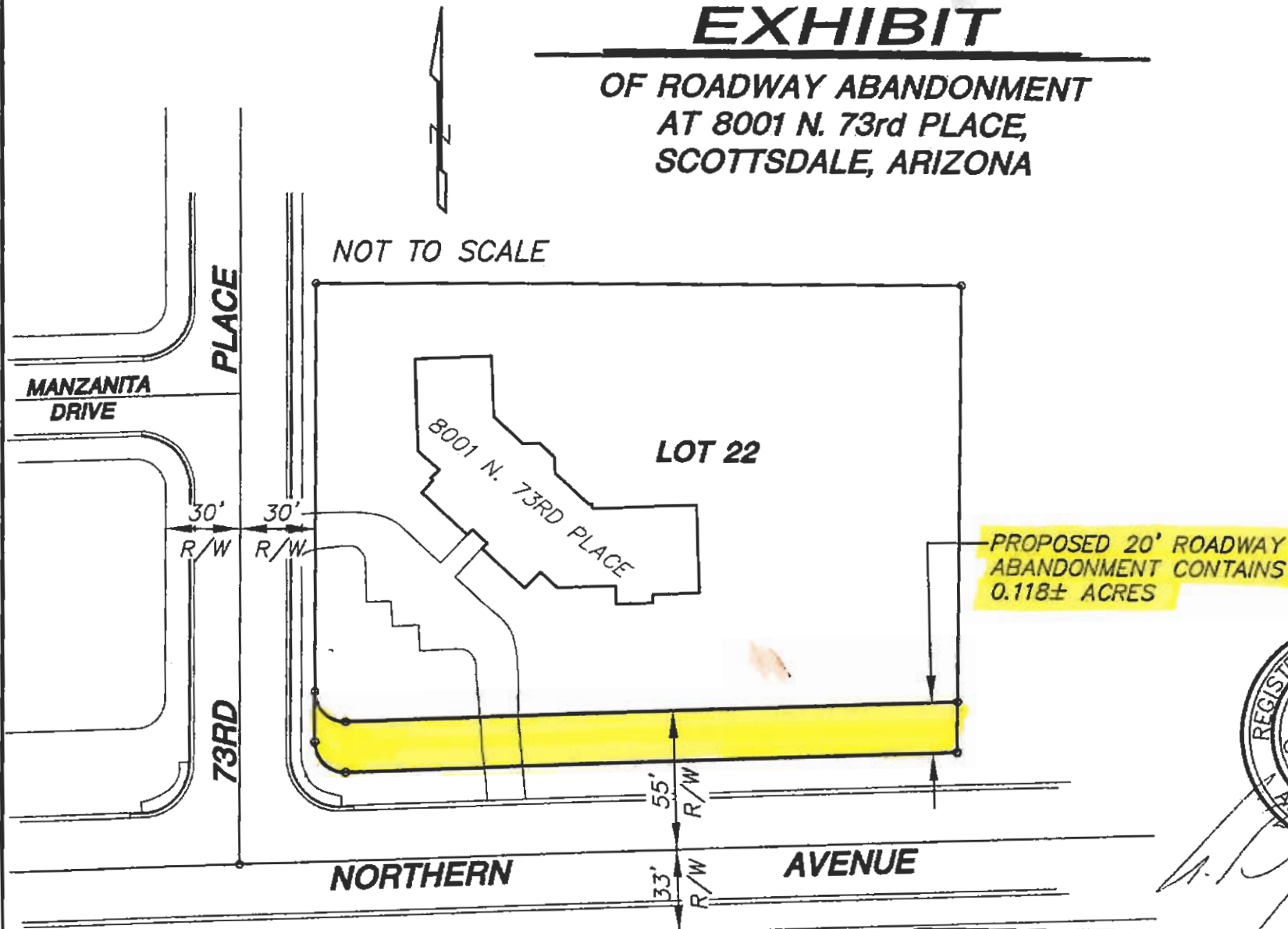
Upon completion of the above abandonments and dedications, we will then be able to prepare architectural drawings for the guest house we wish to build. Your consideration of our request is greatly appreciated.

Planning and Development Services Department

7447 E Indian School Road, Suite 105, Scottsdale, AZ 85251 • Phone: 480-312-7000 • Fax: 480-312-7088

EXHIBIT

OF ROADWAY ABANDONMENT
AT 8001 N. 73RD PLACE,
SCOTTSDALE, ARIZONA



NOTE: THIS EXHIBIT IS INTENDED TO DEPICT A PROPOSED ROADWAY ABANDONMENT, IT IS NOT A SURVEY AND SHOULD NOT BE CONSTRUED AS SUCH.

**Superior
Surveying
Services, Inc.**

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PROFESSIONAL LAND SURVEYING - ARIZONA, CALIFORNIA, NEVADA
ARIZONA NO. 18214 - CALIFORNIA NO. L6060 - NEVADA NO. 7680

DATE: 11-10-04

REVISED:

JOB NO.: 240635